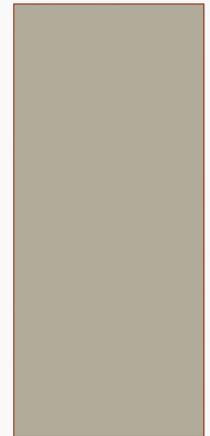


PRESCHOOL

CONDITIONAL USE



LAND USE SUMMARY

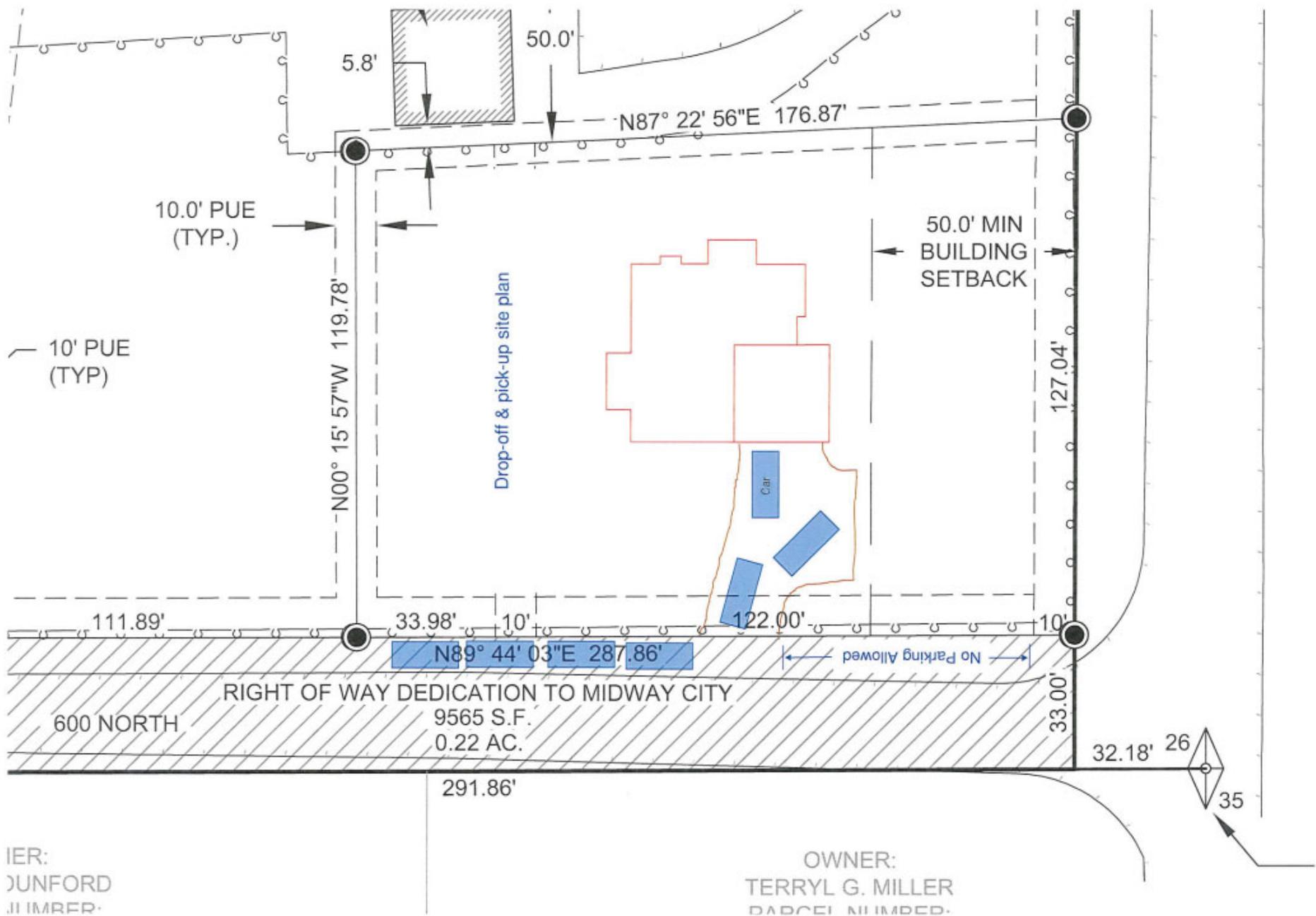
- 0.5-acre lot
- R-1-22 zone
- Proposal is an in-home preschool
- Access from 600 North

PRESCHOOL PROPOSAL

- Ages 3-4
- Class of 8-12 students
- Classes 3 days each week
 - Tuesday, Wednesday, and Thursday
- 9am to noon
- Will follow the Wasatch County School District calendar







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DISCUSSION ITEMS

- Safety for pick-up and drop-off of the students
 - 600 North is a local collector
 - Road will be improved this summer
 - Consideration of a pull through driveway

POSSIBLE FINDINGS

- The proposed use is a conditional use in the R-1-22 zone.
- The proposal will increase traffic on 600 N.

PROPOSED CONDITIONS

1. Any increase in the number of students or classes above what has been proposed will require the Conditional Use Permit be reevaluated and approved by the City Council.
2. All inspections must be completed, and a business license issued before the preschool can hold any classes.
3. If any safety issues are identified after approval is granted then the applicant must work the City to alleviate any issues and if the issues cannot be alleviated then the conditional use permit and business license may be revoked.
4. A second person is required to help with the pick-up and the drop-off of the students
5. The proposal returns to the Planning Commission and City Council in one year to re-evaluate the conditions.